

DATE

April 1, 2002

By K. Allison

JOHN Y. BROWN III
SECRETARY OF STATE

COMMONWEALTH OF KENTUCKY

ORDINANCE 02-08

**AN ORDINANCE OF THE CITY OF RICHMOND, KENTUCKY, ANNEXING
APPROXIMATELY 22.5 ACRES OF LAND ADJACENT TO THE CITY LIMITS.
(WILLIAM BOYD WELLS-NORTH SIDE OF ROBERT MARTIN BYPASS &
WEST SIDE OF RED HOUSE ROAD – AG ZONING)**

WHEREAS, the owners of record of the unincorporated territory described below would like to have annexed to the incorporated area of the City of Richmond, Kentucky approximately 22.5 acres of land adjacent to the City Limits, and

WHEREAS, William Boyd Wells, Carlavon Wells and the Madison County Board of Education the sole owners of the land being proposed for annexation has by letter applied for voluntary annexation and requested their property be zoned AG (agricultural) and IN/(PSP), and,

WHEREAS, it is the intent of the Richmond City Board of Commissioners to annex this land described below as per annexation procedures established by Ordinance No. 96-17, adopted February 20, 1996.

A certain tract of land in Madison County, Kentucky, more particularly described as follows:

TRACT "B"

A tract of land in Madison County Kentucky, being a portion of Deed Book 428, Page 21.

Beginning at the north west corner of said property, also being the north east corner of Tract "A"; thence, coincident with a line between John Patton, Deed Book 161, Page 355 and William Boyd Wells, Deed Book 428, Page 21, S 70 degrees 25' 37" E, 997.49 feet to a right-of-way monument on the west right-of-way of the Kentucky 388 connector road. Thence, S 49 degrees 43' 07" W, 86.73 feet to a monument; thence, with a new line, N 70 degrees 25' 37" W, 733.44 feet to a monument. Thence, S 78 degrees 48' 36" W, 254.16 feet to a monument being set on the line between Daniel Wells and William Boyd Wells, N 18 degrees 59' 11" E, 205.01 feet to the point of beginning containing 2.00 acres.

Said tracts are subject to all rights-of-way, easements, restrictions and covenants recorded and unrecorded.

From a survey performed by CMW, Inc., see Plat Book 18, Page 397.

The purpose of this description is to document the perimeter of a portion of property annexed by the City of Richmond, Madison County Kentucky.

Beginning at the southeast corner of William Boyd Wells property, Deed Book 428, Page 21, also being the northeast corner of William Boyd Wells property, Deed Book 480, Page 93, said point being on the west right-of-way line of Hwy 388 connector road. Thence, leaving said right-of-way, N 76 degrees 41' 53" W, 364.87 feet to a point. Thence, N 49 degrees 34' 06" W, 462.97 feet to a point on the west line of Daniel Wells property (Tract "A"); thence, coincident with said line, N 20 degrees 55' 50" E, 123.70 feet to a point; thence, with a new line, N 78 degrees 48' 36" E, 254.16 feet to a point; thence, S 70 degrees 25' 37" E, 733.44 feet to a point on said right-of-way line.

Thence, coincident with said right-of-way line, the next six calls, S 47 degrees 02' 33" W, 262.21 feet to a point;
thence, S 88 degrees 35' 56" W, 58.93 feet to a point;
thence, S 59 degrees 45' 13" W, 50.12 feet to a point;
thence, S 19 degrees 15' 39" W, 70.33 feet to a point;
thence, S 71 degrees 58' 43" E, 53.31 feet to a point,
thence, S 34 degrees 43' 10" W, 18.39 feet to the point of beginning, containing 6.732 acres.

This description does not constitute a boundary survey and is intended only to describe a portion of land annexed by the City of Richmond, Madison County Kentucky.

A certain tract of land located on the north side of the Richmond By-Pass and West of the on Ramp of said road leading from Red House Road and being described as follows:

Beginning at a set chain link post on the north right of way of Richmond By-Pass and the west right of way of the ramp leading from Red House Road, thence with By-Pass right of way North 68 Degrees, 13 Minutes, 54 Seconds West, 52.78 feet; North 68 Degrees, 45 Minutes, 32 Seconds West, 412.80 feet; North 73 Degrees, 20 Minutes, 02 Seconds West, 187.70 feet to a set pin, thence leaving said right of way and a new line in the Daniel Wells Farm North 20 Degrees, 38 Minutes, 58 Seconds East, 497.00 feet to a steel pin at the corner of the Billy Wells Tract 2-A1, thence with said tract South 37 Degrees, 27 Minutes, 47 Seconds East, 464.04 feet to a steel pin in a post, thence South 68 Degrees, 49 Minutes, 49 Seconds East, 318.64 feet to a concrete marker at the KY. Highway Right of Way, thence South 68 Degrees, 49 Minutes, 49 Seconds East, 53.57 feet to a set post, thence South 46 Degrees, 35 Minutes, 23 Seconds west, 257.69 feet to the point of beginning. This tract contains 5.05 acres and is known as Tract 2A-2 as shown on Plat Book 15, at page 65, Madison County Clerk's Office.

Being a part of the same property conveyed to Daniel Wells and Effie Marie Wells by deed dated the 27th day of May, 1955 and of record in Deed Book 161, at page 357, Madison County Clerk's Office.

The purpose of this description is to document the perimeter of a portion of property annexed by the City of Richmond, Madison County Kentucky.

Beginning at the southwest corner of William Boyd Wells Deed Book 333, Page 453, Deed Book 374, Page 72 and Deed Book 428, Page 21, said point being on the east right-of-way line of Hwy #388 connector road, thence coincident with said right-of-way line the next four calls,

N 08 degrees 18' 11" E, 24.15 feet to a point,
N 11 degrees 46' 18" W, 64.54 feet to a point,
N 54 degrees 46' 39" E, 319.90 feet to a point,
N 75 degrees 21' 45" E, 158.89 feet to a point on the South line of John Patton Deed Book 161, Page 355 and Deed Book 156, Page 439, thence coincident with said line, S 70 degrees 25' 16" E, 659.52 feet to a point on the West right-of-way line of Hwy #388 (Red House Road), thence coincident with said right-of-way, S 28 degrees 28' 29" W, 530.66 feet to a point on the North line of Daniel Wells property, Deed Book 161, Page 357, thence coincident with said line the next three calls,
N 64 degrees 03' 33" W, 482.64 feet to a point,
N 61 degrees 18' 28" W, 253.28 feet to a point,
N 69 degrees 54' 23" W, 125.20 feet to the point of beginning containing 8.75 acres more or less.

This description does not constitute a boundary survey and is intended only to describe a portion of land annexed by the City of Richmond, Madison County Kentucky.

WHEREAS, the proposed annexation meets the requirement of KRS 81A.410, and the owner of record of such land has consented in writing to the annexation pursuant to KRS 81A.412, and

WHEREAS, it is declared pursuant to KRS 81A.420 that it is desirable to annex this unincorporated territory and the Richmond Planning and Zoning Commission has conducted a Public Hearing pursuant to KRS 100.209 for its recommendation as to zone classifications and any zoning map amendments.

NOW, THEREFORE BE IT ORDAINED by the Board of Commissioners of the City of Richmond that:

SECTION I

The unincorporated territory described above being adjacent and contiguous to the corporate limits of the City of Richmond, Kentucky, is hereby annexed into the boundaries of the City of Richmond.

SECTION II

The Richmond Planning and Zoning Commission conducted a Public Hearing pursuant to KRS 100.209 on February 27, 2002 and recommended as to the zoning classification of subject property be (AG) Agricultural and IN/(PSP).

SECTION III

The City Clerk causes this Ordinance to be published in accordance with the appropriate Kentucky Revised Statutes.

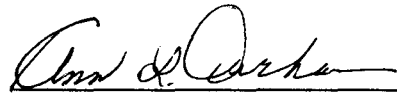
Date of First Reading: March 12, 2002

Date of Second Reading: March 26, 2002

Motion By: Commissioner Strong

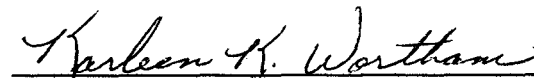
Seconded By: Commissioner Tobler

Vote:	Yes	No
Commissioner Brewer	x	
Commissioner Jones	x	
Commissioner Strong	x	
Commissioner Tobler	x	
Mayor Durham	x	



Mayor

Attest:



City Clerk



 City Limits

William Boyd Wells Property

City of Richmond
GIS Department
February 2002

Created in ArcGIS 8 using ArcMap



0 160 320 640 Feet